Mrs Georgia Kotsioni
ZanDarCh
227 Elgin Avenue
London
W91NH

On behalf of
Mr James West
22 Leaside Avenue
London
N10 3BU

Planning Application Reference No. **HGY/2015/0917**

TOWN AND COUNTRY PLANNING ACT 1990
TOWN AND COUNTRY PLANNING GENERAL DEVELOPMENT ORDER 1995 (AS AMENDED)

NOTICE OF PLANNING PERMISSION (HOUSEHOLDER APPLICATION)

Location: **Primrose House, 22 Leaside Avenue, N10.**

Proposal: **Refurbishment of loft conversion, erection of rear dormer window, replacement of front skylight window and addition of 2 new front skylights**

In pursuance of their powers under the above Act, the London Borough of Haringey as Local Planning Authority hereby **PERMIT** the above development in accordance with the application dated 30/03/2015 and drawing number(s): Design and Access Statement, Proposed Top Foor Plan, Proposed Roof Section, Proposed Roof Plan, Proposed Rear Elevation, Proposed Front Elevation, Location and Site Plan, Existing Top Floor Plan, Existing Roof Section A-A, Existing Roof Plan, Existing Rear Elevation, Existing Front Elevation

SEE SCHEDULE OF CONDITIONS ATTACHED

20/05/2015

Emma Williamson
Head of Development Management
Planning Service

NOTE: 1. You can find advice in regard to your rights of appeal at: www.planningportal.gov.uk/planning/appeals/guidance/guidancecontent

2. This notice relates solely to a planning decision and does not purport to convey any approval or consent which may be required under the Building Regulations or any other statutory purpose.

For more information about making a Building Regulations application, please contact Haringey Council Building Control Team by email building.control@haringey.gov.uk, telephone 020 8489 5504, or see our website at www.haringey.gov.uk/buildingcontrol.

HGY/2015/0917

The following conditions have been applied to this consent and these conditions must be complied with:

1. The development hereby authorised must be begun not later than the expiration of 3 years from the date of this permission, failing which the permission shall be of no effect.

Reason: This condition is imposed by virtue of the provisions of the Planning & Compulsory Purchase Act 2004 and to prevent the accumulation of unimplemented planning permissions.

2. The development hereby authorised shall be carried out in accordance with the following approved plans and specifications:

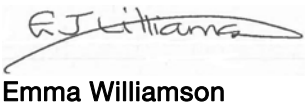
Design and Access Statement, Proposed Top Foor Plan, Proposed Roof Section, Proposed Roof Plan, Proposed Rear Elevation, Proposed Front Elevation, Location and Site Plan, Existing Top Floor Plan, Existing Roof Section A-A, Existing Roof Plan, Existing Rear Elevation, Existing Front Elevation

Reason: In order to avoid doubt and in the interests of good planning.

INFORMATIVE:

In dealing with this application the Council has implemented the requirement in the National Planning Policy Framework to work with the applicant in a positive and proactive way. We have made available detailed advice in the form of our development plan comprising the London Plan 2011, the Haringey Local Plan 2013 and the saved policies of the Haringey Unitary Development Plan 2006 along with relevant SPD/SPG documents, in order to ensure that the applicant has been given every opportunity to submit an application which is likely to be considered favourably. In addition, where appropriate, further guidance was offered to the applicant during the consideration of the application.

20/05/2015



Emma Williamson
Head of Development Management
Planning Service

Director of Regeneration, Planning and Development **Lyn Garner**